

**Minutes of the meeting of
Sidmouth Town Council's Planning Committee
Held at the Council Chamber, Woolcombe House, Sidmouth,
Wednesday 23rd September 2015**

Councillors present:- John Dyson (Chairman)
Ian Barlow (Vice-Chairman)
David Addis
Jack Brokenshire
Kelvin Dent
Michael Earthey
Marc Kilsbie
John Rayson
Simon Pollentine

Apologies:- Dawn Manley
Ian McKenzie-Edwards
Jeff Turner

The meeting started at 6.30pm and finished at 8.35pm.

207 Declarations of Interest

Name	Item Number	Type	Action Taken	Details
Cllr John Dyson	15/1170/FUL Land adjacent to 4 Oak Bridge, Sidbury, EX10 OSE.	Personal Interest	Remained in the Chamber during discussion and voting.	Acquainted with the agent.
Cllr John Rayson	15/1170/FUL Land adjacent to 4 Oak Bridge, Sidbury, EX10 OSE.	Personal Interest	Remained in the Chamber during discussion and voting.	Acquainted with the agent.
Cllr Simon Pollentine	15/1170/FUL Land adjacent to 4 Oak Bridge, Sidbury, EX10 OSE.	Personal Interest	Remained in the Chamber during discussion and voting.	Acquainted with the agent.
Cllr Ian Barlow	15/1170/FUL Land adjacent to 4 Oak Bridge, Sidbury, EX10 OSE.	Personal Interest	Remained in the Chamber during discussion and voting.	Acquainted with the agent.

208 District Council Members

It was formally noted that the participation of those Councillors who are also members of the East Devon District Council in both the debate and subsequent vote is on the basis that the views expressed are preliminary views taking account of the information presently made available to the Town/Parish Council. The District Councillors reserve their final views on the application until they are in full possession of all the relevant arguments for and against.

209 Applications for consideration

Resolved That in respect of the Planning Applications set out below and attached, representations to the manner in which they should be determined, be made known to the East Devon District Council in accordance with schedule 16 of the Local Government Act 1972.

Urgent Items

210	15/1704/ADV East Ward	COFFEE# 1 LTD	FORMER TRUMPS OF SIDMOUTH, 36 FORE STREET, SIDMOUTH, EX10 8AQ. Display of 1 no non-illuminated fascia sign, 1no non-illuminated hanging projecting sign and vinyl window graphics. <i>Comment from Conservation Officer received subsequent to the Committee's decision.</i>
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Approval confirmed subject to the Conservation Officer's comments.

Applications for consideration

211	15/1278/OUT <i>West Ward</i>	ROWAN HOMES	WOOLBROOK RESERVOIR, BALFOURS, SIDMOUTH, EX10 9EF. Construction of log cabin with associated parking.
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Members were unable to support the application for the following reasons:

- The proposed loss of trees was considered unacceptable.
- Overlooking on nearby properties.
- Over dominant building which would be highly visible.

212 15/2008/FUL MS J LAMBERT MEADOW LEA,
South Ward BOUGHMORE ROAD,
SIDMOUTH,
EX10 8SH.
Demolition of garage and greenhouse and
construction of dwelling house and garage and new
garage for existing dwelling house.

Members were unable to support the application for the following reasons:

- Overdevelopment of the site.
- Not in keeping with the character of the area
- Detrimental effect on the neighbours.

213 15/2021/FUL MR & MRS ROYSE CHERRY KNOWLE,
South Ward CONVENT ROAD,
SIDMOUTH,
EX10 8RB.
Construction of a rear extension.

Support

214 15/2110/FUL MR AND MRS R SOUTHCOTE,
Sidford Ward BARNETT COREWAY,
SIDFORD,
EX10 9SD.
Proposed rear single extension, detached garage,
alterations to existing access.

Support

215 15/1170/FUL MR SIMON PRICE LAND ADJACENT TO 4 OAK BRIDGE,
Sidbury Ward SIDBURY.
EX10 0SE.
Demolition of existing garage, construction of
detached dwelling and infilling of existing wall to
create 2no pedestrian entrances.

Support

216 15/2054/LBC MR PETER VINCENT THE LONG HOUSE,
Salcombe Regis SALCOMBE HILL,
Ward SIDMOUTH,
EX10 0NY.
Removal of existing pergola.

Support

217 15/2128/FUL MRS VAL GIBSON STONEYCROFT,
Salcombe Regis SID ROAD,
Ward SIDMOUTH,
EX10 9AH.
Proposed extension and carport.

SPLIT DECISION:

Members supported the proposed extension.

Members were unable to support the proposed car port as it was not in character with the surrounding area and contrary to the policy of local design and distinctiveness.

218 15/1383/FUL MR TIM LOWREY 123 WOOLBROOK ROAD,
West Ward SIDMOUTH,
EX10 9DZ.
Construction of kitchen and dining/family room on south east (front elevation). *Amended plans received relating to revised design of front extension.*

Support

219 15/1834/FUL MR AND MRS D WOOLBROOK FARMHOUSE,
North Ward DUMENIL 106 WOOLBROOK ROAD,
SIDMOUTH,
EX10 9EA.
Conversion of stable/barn to form annexe including external alterations.

Members were unable to comment on this application due to incorrect plans being submitted for consideration.

220 15/1975/LBC MR AND MRS D WOOLBROOK FARMHOUSE,
North Ward DUMENIL 106 WOOLBROOK ROAD,
SIDMOUTH,
EX10 9EA.
Conversion of stable/barn to form annexe including internal and external alterations.

Members were unable to comment on this application due to incorrect plans being submitted for consideration.

- 221** 15/2031/FUL MRS VALERIE CLINTON YORK STREET CAR PARK,
East Ward LAND BETWEEN 23 AND 24 YORK STREET,
SIDMOUTH,
EX10 8BN.
Construction of two detached garages.

Members were unable to support the application for the following reasons:

- The design of the proposed garages was out of keeping with the character of the area.
- The proposed materials were not appropriate to the area.
- The proposed garages were inappropriate in such a sensitive area, close to the conservation area.

- 222** 15/2065/LBC ENTERPRISE INNS PLC THE BLACK HORSE,
East Ward 30 FORE STREET,
SIDMOUTH,
EX10 8AQ.
Repair works to exterior yard wall and removal of
plinth walls.

Support subject to the agreement of the Conservation Officer.

Tree Application for Decision

The Town Council is authorised to make a decision on the following tree application:

- 223** 15/1730/TRE MR P CAMPBELL BALFOUR LODGE,
South Ward STATION ROAD,
SIDMOUTH,
EX10 8XL.
T1, Beech: 30% Crown thin, crown lift to 5.4m
above ground level and crown reduction to retain a
tree with a height of approx. 20-25m with a crown
radius of approx. 7m (current height 25-30m,
current crown radius 9m).

Deferred:

This item was deferred pending a site visit to examine the tree. Members asked the Planning Clerk to invite the Arboricultural Officer from East Devon District Council and the Council's Tree Warden from Sidmouth Arboretum to attend.

- 224** 15/1809/TRE MR GIBBS THE REDLANDS,
South Ward MANOR ROAD,
SIDMOUTH,
EX10 8RT.

T1, Horse Chestnut: Re-pollard to previous pollard heads.

T2, Lime: Re-pollard to previous pollard heads.

APPROVED: Subject to the conditions made in the Arboricultural Officer's Report.

- 225** 15/1709/TRE EAST DEVON DISTRICT 5 LYMEBOURNE PARK,
North Ward COUNCIL SIDMOUTH,
EX10 9HX.
T1, Beech: Reduce branches overhanging wall.

APPROVED: Subject to the conditions made in the Arboricultural Officer's Report.

- 226** **Tree Exemption Reports**
No Tree Exemptions works were reported.

- 227** **Unsupported Decisions**
Planning Application 15/1360/FUL
24 Blackdown Close, Sidmouth, EX10 9XR.
Construction of replacement rear conservatory extension (retrospective).
Town Council District Council
Unable to support Granted

Planning Application 15/0192/FUL
Stratton Lodge, Sidcliffe.
Removal of greenhouse and construction of holiday letting unit.
Town Council District Council
Unable to support Granted

Planning Application 15/1373/FUL
Craig House, Salcombe Hill Road, Sidmouth, EX10 8JR
Two storey and first floor extensions and raised terrace.
Town Council
Unable to support Withdrawn by Applicant.

Planning Application 15/0970/FUL
Land at Sidmouth House and Bay Trees, Cotmaton Road, Sidmouth, EX10 8ST.
Construction of detached dwelling (revised proposal to permission 14/0468/FUL).
Town Council
Unable to support Withdrawn by Applicant

228 Matters of Report

The Planning Clerk reported that Planning Application 14/2423/MFUL, Installation of a 4.8MW photovoltaic park with associated infrastructure including inverter stations, transformers, substations, security fence and pole mounted and fixed security cameras (EIA Development with accompanying statement) had been refused by East Devon District Council.

229 Appeals

No Appeals were reported.

230 Enforcement Letters

No enforcement letters were received.

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CHAIRMAN OF THE PLANNING COMMITTEE